

# TELUS Communications Inc.

November 10, 2025

**Subject:** Public Notification: 48.3 Self Support Tower



To: Property Owner / Current Resident

Re: Proposed 48.3m Self Support Tower

Location: 74 52257 Range Road 231, Sherwood Park,  
AB T8B 1A7

**TELUS File:** AB103707 - Strathcona County (Harness)

**Coordinates:** 53.495240, -113.268004

Dear Member of the Strathcona County community,

TELUS would like to bring improved cellular service to your community and we want to include you in the conversation. We are proposing the addition of a new communications tower at 74-52257 Range Road 231 in your area. This notification package is the first part of the consultation process that includes the following steps:

**Public notification:** Our first step is to reach out to the Strathcona County community to share our proposal and gather feedback from community members such as yourself. On TELUS' behalf, Strathcona County staff have sent a copy of this package to all residents and businesses in a 290 meter radius, measured from the property or lot lines of the subject property where the tower is proposed.

**Open house:** TELUS will host an open house at the Wye Community Hall, located at 151 Bailey's Subdivision, Sherwood Park, AB T8B 1J7 on December 1st, 2025 between 5pm - 7pm which you are invited to attend. Please join us. Speak with members of our team and learn more about our proposal in an interactive setting and provide your input into the consultation process.

**Local government consultation:** At the same time that TELUS consults with members of the public, we have engaged Strathcona County staff in the land use consultation. At the end of the full consultation process, TELUS will request land use concurrence from Strathcona County Council.

In this document, you'll find a lot of information. We are required to provide community members information on our proposal as well as the tower siting process, including:

- An explanation of how we determine where a new tower is needed.
- A description and specs of the tower itself, as well as where the tower will be located.
- Safety information

We encourage you to review all of the documentation we've provided, as well as attend our open house, to learn more about the proposed telecommunications site facility proposed at 74-52257 Range Road 231, Sherwood Park, AB.

We are excited to provide this information to you to start the discussion on wireless improvements to your community. We welcome any questions you may have about this process and a list of contacts will be provided at the end of this document.

Yours sincerely,

Chelsea St. John  
Project Manager, Real Estate & Government Affairs,

**Who is Cypress Land Services?** When a new tower is needed, TELUS hires independent contractors like Cypress, to help discuss these plans with the communities. As such, we are pleased to share the attached information notification package with you that will explain the details for the necessary hardware with you and your community.

## Fast Answers:

### Why am I receiving this letter?

Your home or business is located within our notification area.

### What is this letter about?

TELUS is proposing a new tower in your area.

### Why is this letter so technical?

Innovation, Science & Economic Development Canada (ISED) (who oversees this process), requires us to disclose technical information.

Please attend our Open House on December 1, 2025 at Wye Community Hall where we can explain the more technical aspects of wireless networks in person.



## TELUS's proposal

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**TELUS is proposing to construct a 48.3m self support tower at 74-52257 Range Road 231.**

- All the equipment necessary to operate this facility will reside within a compound located at the base of the tower.
- The tower, if constructed, will provide improved wireless services to the Strathcona County area.



Artist's rendering of tower on current landscape.

## Regulatory Authority for Cell Tower Placement

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ISED—Innovation, Science and Economic Development Canada, (formerly Industry Canada) is the governing body that has exclusive jurisdiction over the placement of wireless telecommunications facilities in Canada. As such, **ISED requires a carrier like TELUS to consult with the applicable local government and the general public regarding new installations.**

The public consultation process is intended to provide an opportunity for community members to have questions addressed while respecting federal jurisdiction of this process.

***ISED's Client Procedure Circular 2-0-03 (CPC):*** In cases where a local government does not have a telecommunications policy in effect, TELUS must follow the default public and land use authority process outlined in the CPC.

*The CPC provides information on the required scope and timelines of a tower consultation, issues and topics that are defined as reasonable and relevant to the consultation, health and safety guidelines and other relevant information.*

## Public consultation process

*(as prescribed by Innovation, Science and Economic Development of Canada and Strathcona County)*

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### STEP 1: PUBLIC NOTIFICATION

Strathcona County has an established and documented public consultation process applicable to tower siting, TELUS is required to follow the public consultation policies set out in the Strathcona County Land Use Bylaw 24-2024.

**Why are you getting this letter?** TELUS is required to provide notification packages to property owners/occupants and within a radius of six times the proposed tower height, measured from the property or lot lines of the subject property where the tower is proposed. The required notification radius in this instance is ~290m radius. As your property falls within this notification radius, TELUS is consulting with you on this tower. We are inviting you with an opportunity to engage in reasonable, relevant, and timely communication regarding this

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proposal. This notification will also be submitted to Strathcona County as part of our application for land use concurrence.

In addition, members of the broader public will be invited to comment on the proposed site in response to a public notice that will be placed in The Sherwood Park Strathcona County News. The public will then have 30 days to submit comments and questions to myself on behalf of TELUS.

We will acknowledge receipt of comments and questions received within 14 days and address all relevant and reasonable concerns within 60 days. The commenting member of the public will then have 21 days to reply to the response. A summary of all comments received and our responses will then be submitted to Strathcona County.

## **STEP 2: STRATHCONA COUNTY LAND USE CONCURRENCE**

Following the public consultation process, TELUS will provide the details of correspondence with community members including TELUS' responses to Strathcona County. Finally, TELUS will request a resolution of land use concurrence from Strathcona County which will enable TELUS to proceed with planning for wireless upgrades in the community.



## Site details

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### PURPOSE

The purpose of the proposed tower is to expand TELUS' wireless coverage and to provide access to dependable wireless services in the Strathcona County area.

Currently, there are no suitable existing antenna support structures or other feasible structures that can be used and, as a result, a new tower is required. The tower, if constructed, will provide improved wireless connectivity in terms of reliability and speed and access to emergency 911 services for those in the vicinity of the facility.

### LOCATION AND LAND USE

The tower is proposed to be located at 74-52257 Range Road 231, Sherwood Park at the coordinates 53.495240, -113.268004. The new tower is to be located on the northeastern side of the property.

### SAFETY CODE 6

ISED requires all wireless carriers to operate in accordance with Health Canada's safety standards. TELUS attests that the tower described in this notification package will be installed and operated on an ongoing basis so as to comply with Health Canada's Safety Code 6 including combined effects with the local radio environment, as may be amended from time to time.

### SITE ACCESS

TELUS is proposing to access the site via Sconadale Road (52257 Range Road 231) to the south. The TELUS compound will be contained within a chain link fence to mitigate public access.

### ENVIRONMENT

TELUS confirms that the installation is excluded from environmental assessment under the Impact Assessment Act.

### DESIGN

This proposal is for a 45m self support tower as well as a 3.3m tall lightning rod, (48.3m of total height including the lightning rod). A preliminary design of the tower profile and compound plan is included in this notification for your reference. Initially, the tower is planned to support 3 panel antennas for a variety of communication technologies.

### TRANSPORT CANADA

The tower will be marked in accordance with the Department of Transportation and NAV Canada requirements. Transport Canada has confirmed that there are no lighting requirements for this tower.

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## CONTACTS

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### **Cypress Land Services**

3909 University Ave NW, Calgary AB, T3B 6K3  
604-620-0877

[PublicConsultation@cypresslandservices.com](mailto:PublicConsultation@cypresslandservices.com)

### **Strathcona County**

2001 Sherwood Drive, Sherwood Park, AB, T8A 3W7  
780-464-8080

[planninganddevelopment@strathcona.ca](mailto:planninganddevelopment@strathcona.ca)

### **ISED - Central and Northern Alberta Office**

Canada Place

9700 Jasper Avenue NW, Room 725

Telephone: 1-800-461-2646 or 780-495-2472

Fax: 780-495-6501

Email: [spectrum@edmonton-edmontonspectre@ised-isde.gc.ca](mailto:spectrum@edmonton-edmontonspectre@ised-isde.gc.ca)

(By appointment only)

**Do you have questions or comments about this proposal? We value your feedback.**

Written comments posted on or before January 15, 2026 will be included in the formal submission package.

Please contact our office to discuss the proposed facility with representatives from Cypress Land Services.

**Phone:** 604-620-0877

**Email:**

[PublicConsultation@cypresslandservices.com](mailto:PublicConsultation@cypresslandservices.com)

Should you have any specific questions regarding the proposal, please feel welcome to contact the contacts listed herein, or return the enclosed comment sheet by mail or email to TELUS by **January 15, 2026.**



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## **STRUCTURAL CONSIDERATIONS**

TELUS attests that the antenna structure described in this notification package will apply good engineering practices including structural adequacy during construction.

## **LAND USE AUTHORITY**

Strathcona County has an applicable Antenna Siting Protocol 'County Land Use Bylaw 24-2024' which will be applied during the consultation process.

## **CO-LOCATION**

TELUS will consider all applications for tower sharing and co-location in accordance with ISED protocols.

## **GENERAL INFORMATION**

General information relating to antenna systems is available on ISED's Spectrum Management and Telecommunications website: [http://www.ic.gc.ca/epic/site/smt-gst.nsf/en/h\\_sf01702e.html](http://www.ic.gc.ca/epic/site/smt-gst.nsf/en/h_sf01702e.html)

### Physical tower profile (for discussion purposes only.)

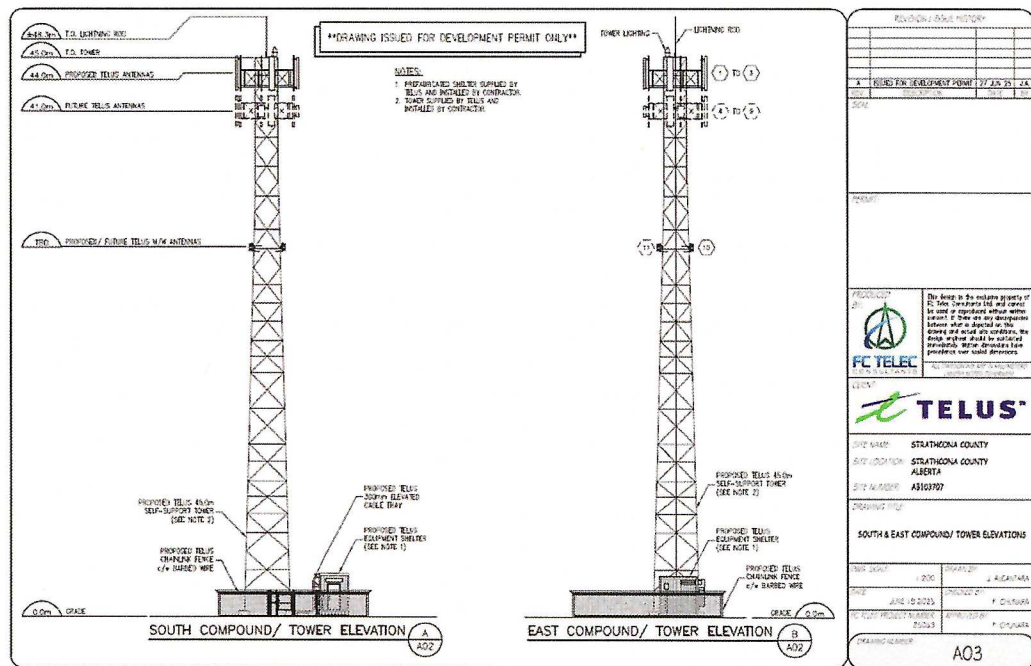


Photo simulations (for discussion purposes only.)



View of proposed site, looking northwest.

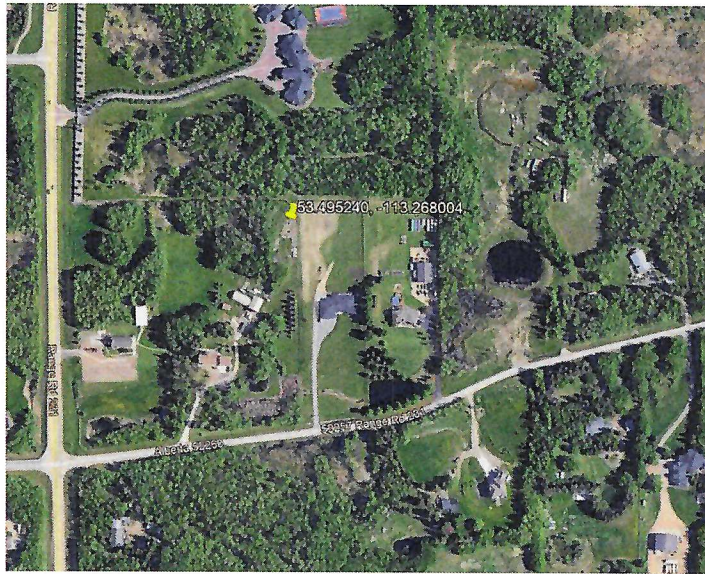


View of proposed tower, looking northwest.

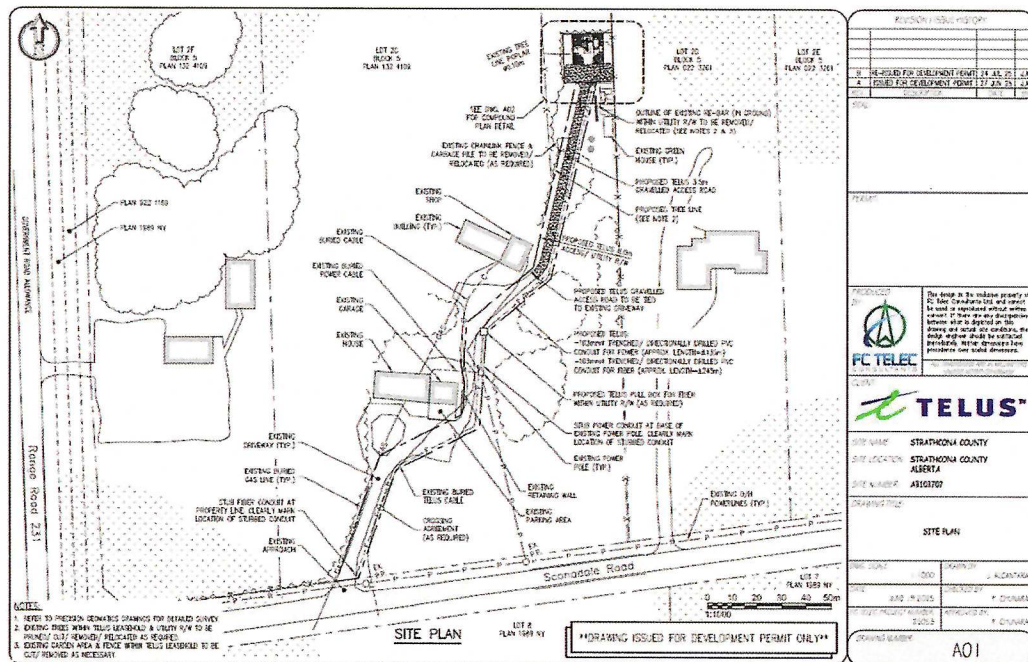


## Map of proposed tower

(for discussion purposes only.)

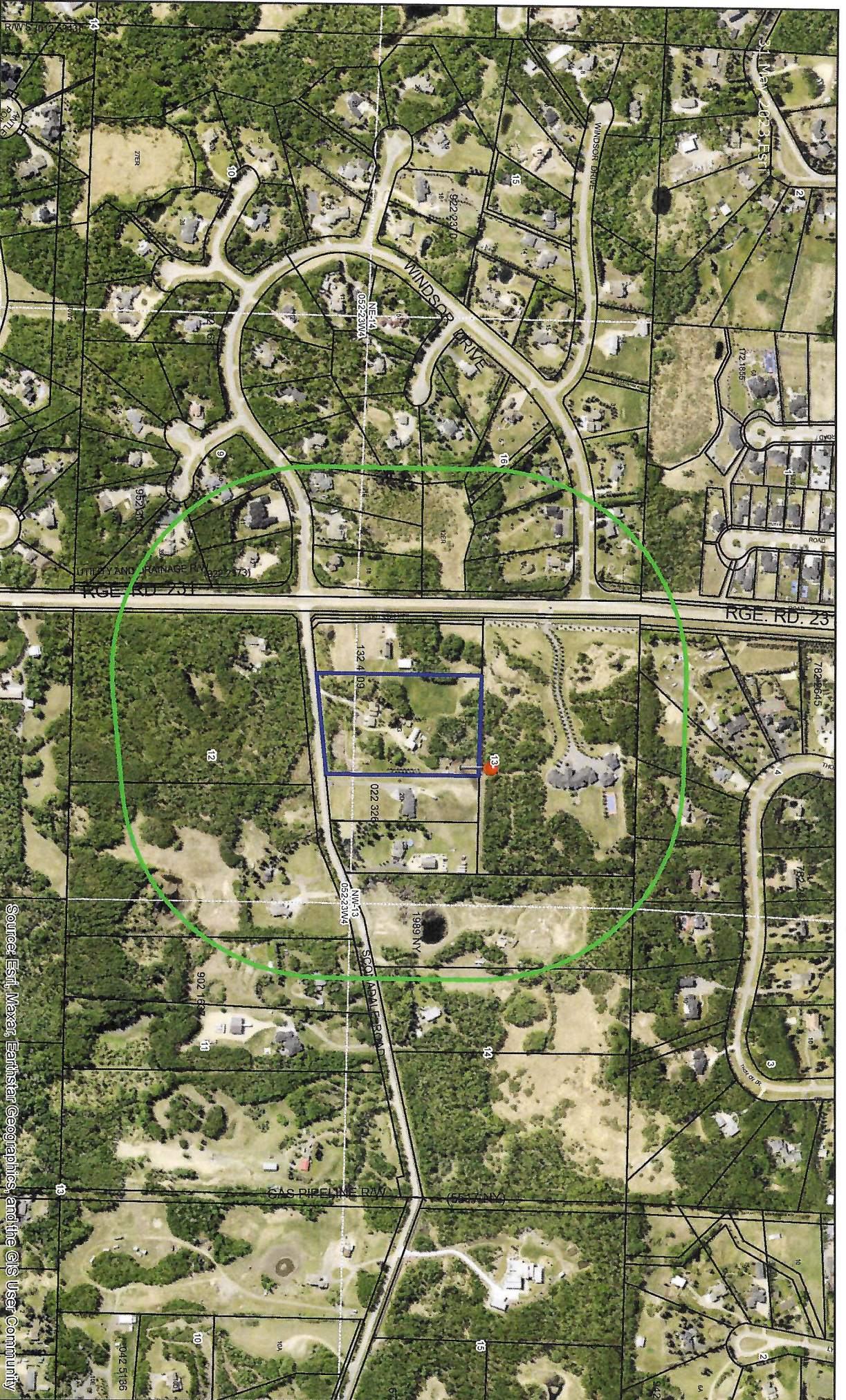


## Site plan

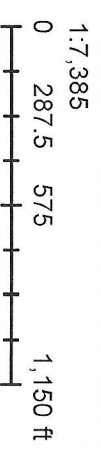




# AB103707 - 290m Radius Map



Wednesday, November 5, 2025





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## Comment sheet – AB103707 - Strathcona County (Harness)

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If you would like to share your comments, please submit them either by:

**Fax:** 604-620-0876

**Phone:** 604-620-0877

**Email:** PublicConsultation@cypresslandservices.com

**Mail:** 3909 University Ave NW, Calgary, AB T3B 6K3

### **PROPOSED TELUS TELECOMMUNICATIONS FACILITY: 74-52257 Range Road 231, Sherwood Park, AB.**

1. Are you a cellular telephone or wireless internet user? ☐ Yes ☐ No

2. Is the location of the proposed facility acceptable? ☐ Yes ☐ No

If no, why? \_\_\_\_\_

\_\_\_\_\_

3. Are you satisfied with the design of the proposed facility? ☐ Yes ☐ No

Comments: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

4. Other comments (please attach pages if more space is needed):

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

This information will not be used for marketing purposes; however, your comments will be forwarded to the appropriate Land Use Authority for their file. Please write legibly. Thank you.

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_